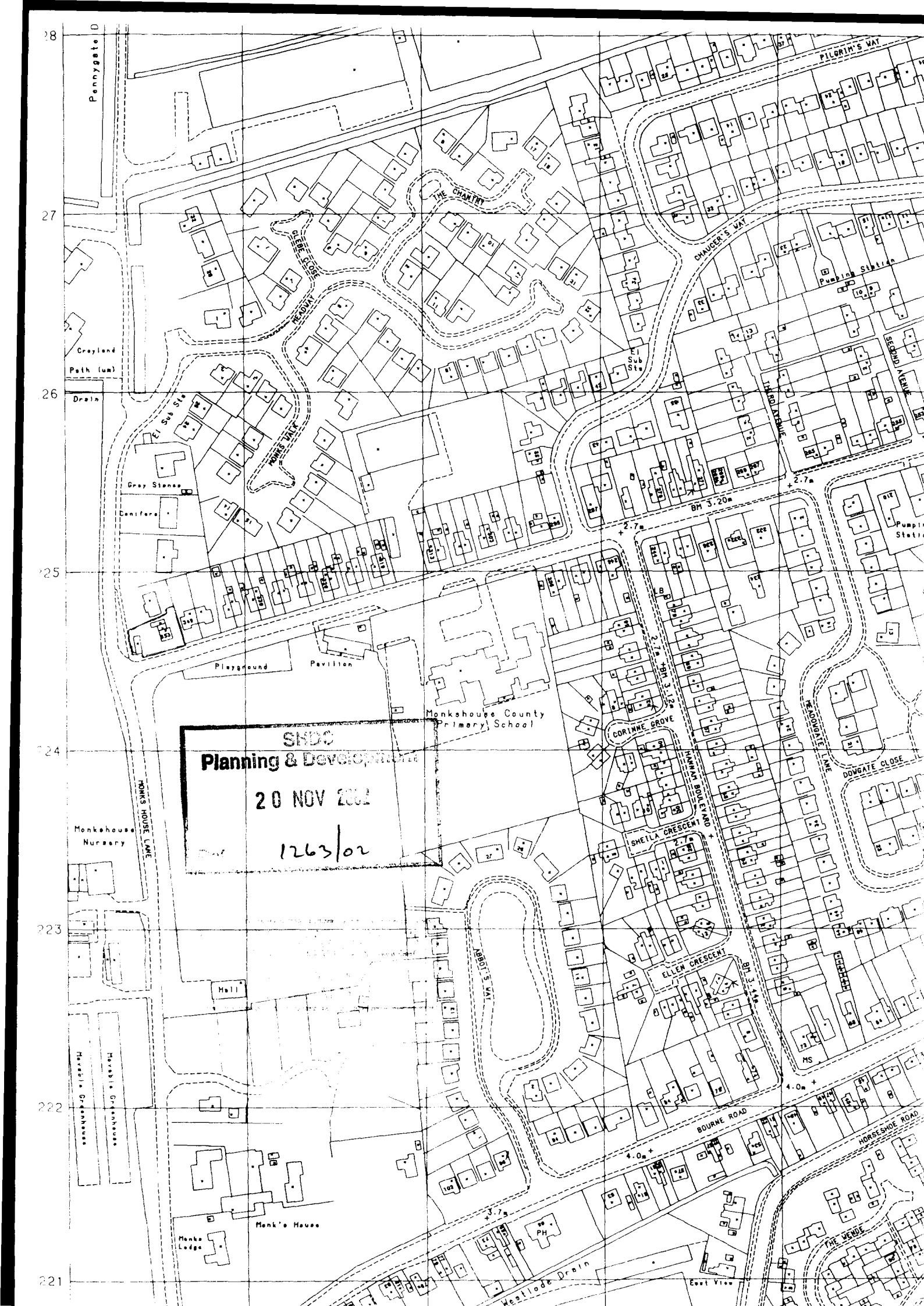


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1263/02

PERIMETER WALL SPECIFICATION.

215MM THICK SMOOTHED FACE BRICKWORK.
MAIN BRICKWORK TO BE FORMED FROM MARSHALLS ROMAN BLEND (TO MATCH THE SIDES OF THE EXISTING DWELLING) WITH A FEATURE BAND OF MARSHALLS SMOOTH RED AT THE 4th COURSE DOWN IN THE PIERS AND THE HEADER COURSE (TO MATCH THE FRONT OF THE EXISTING DWELLING.)
500 WIDE X 275 THICK CONCRETE STRIP FOUNDATION SET AT 500 BELOW GROUND LEVEL.
BRICKWORK FINISHED WITH DOUBLE BULLNOSE COPING UNDER RAILINGS.
RAILINGS FORMED FROM 10mm MILD STEEL BENT ROD - BY CLIENT - AWAIT CONFIRMATION.
ALL FOUNDATION BRICKS FROM FOOTINGS TO GROUND LEVEL TO BE FROST RESISTANT.
THE FIRST TWO ROWS OF BRICKWORK ABOVE GROUND LEVEL TO BE CLASS B ENGINEERING.
ALL JOINTING TO BE WEATHER-STRUCK OR BUCKET HANDLE - DO NOT RECESS JOINTS.
ALL COPINGS AND CAPPINGS TO BE FROST RESITANT
DPC HIGH BOND DPC UNDER SANDWICHED INTO MORTAR.
BRICKWORK PIER SIZE FORMED BY 1 AND A HALF BRICK LENGTHS.
MOVEMENT JOINTS TO OCCUR AT ALL PIERS FORMED WITH A CELLULAR POLYETHYLENE FILLER/SEALENT OR SIMILAR.
WEST ELEVATION WALL FORMED FROM BRICKWORK PIERS (AS ABOVE) WITH HORIZONTAL TIMBER RAILS.

ROOF SPECIFICATION.
NATURAL WELSH SLATE TO MATCH THE EXISTING DWELLING.
30 DEGREE ROOF PITCH. ROLL TOP RIDGE AND VALLEY GUITERS TO MATCH.
LAID ON 38x25 TT TILING BATTENS WITH 75 LAP ON 1 LAYER OF UNTEARABLE ROOFING FELT TO BS 747 TYPE 1F WITH 150mm LAPS.
100 HR PVC GUTTERS AND 63 Dia.PVC RAIN WATER PIPES TO
1200mm×1200mm×1200mm DEEP SOAKAWAYS.
SOAKAWAYS TO BE 5000mm CLEAR OF BUILDINGS AND FINISHED AT 300mm BELOW GROUND LEVEL WITH POLYTHENE SHEET.

EXISTING CONIFER BOUNDARY

EXISTING FENCED BOUNDARY

EXISTING FENCED BOUNDARY

MONKS HOUSE LANE

GRASS VERGE.

PUBLIC FOOTPATH.

PROPOSED BRICK PILLAR WALL

EXISTING TIMBER FRAMED SHED.

EXISTING FLATROOF

EXISTING ROOF
EXTG SLATE TO BE REMOVED AND REPLACED ON 1 LAYER OF FELT. TILE BATTENS TO BE CHECKED FOR CONDITION AND CLIENT ADVISED.

PROPOSED GARAGE

EXISTING DWELLING
353 PENNYGATE, SPALDING, LINCS.

DISC CUT GROOVE IN Ex.BWK +101.115

DPC IN Ex.BWK +100.270

FINISHED DRIVE LVL +99.936
MATERIALS IN ABEYANCE.

1200mm×1200mm×1200mm DEEP SOAKAWAYS. SOAKAWAYS TO BE 5000mm CLEAR OF BUILDINGS AND FINISHED AT 300mm BELOW GROUND LEVEL WITH POLYTHENE.

EXISTING ENTRANCE.

PROPOSED BRICK PILLAR WALL

EXISTING ENTRANCE.

PUBLIC FOOTPATH.

PENNYGATE

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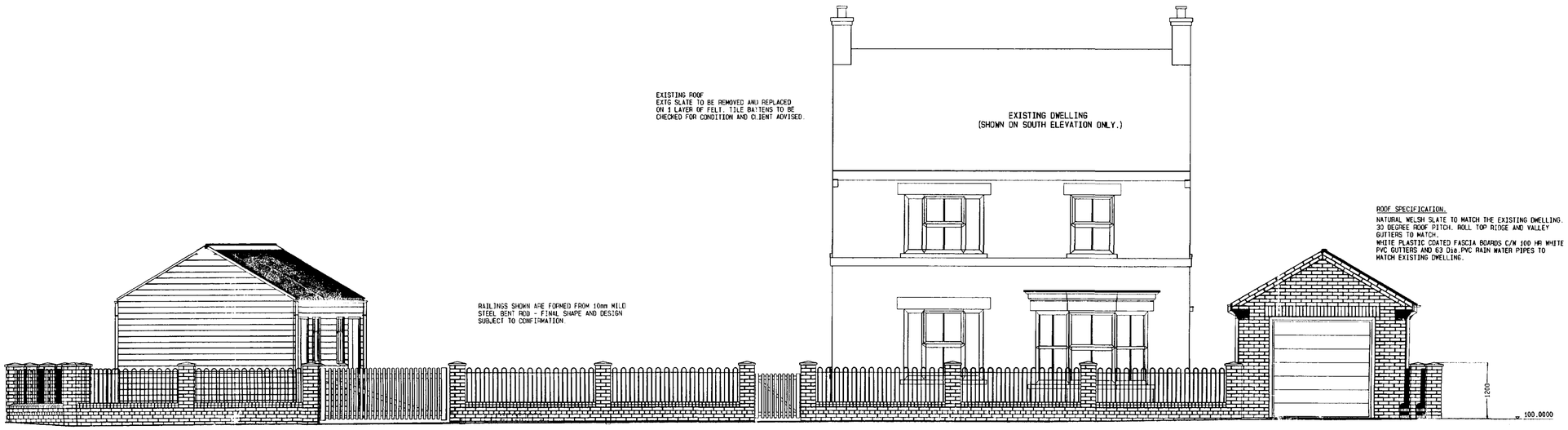
DETERMINED PLAN

PROPOSED EXTERNAL DEVELOPMENTS FOR Mr and Mrs S.FOSTER 353 PENNYGATE, SPALDING, LINCS.

Drwg No. SF/00/1 SITE PLAN Scale 1:50 AT A1.

PERIMETER WALL SPECIFICATION.

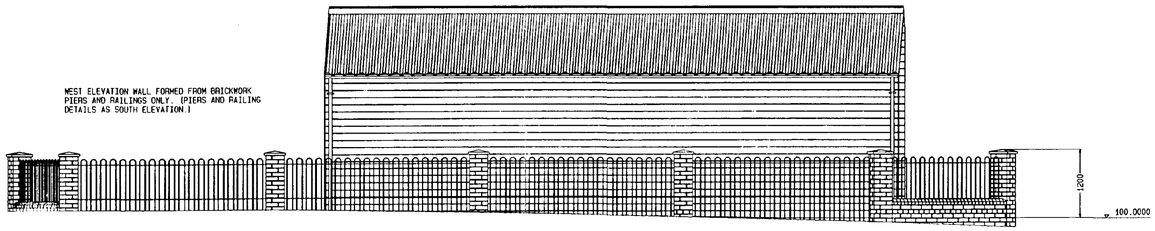
215mm THICK SMOOTHED FACE BRICKWORK.
MAIN BRICKWORK TO BE FORMED FROM MARSHALLS ROMAN BLEND (TO MATCH THE SIDES OF THE EXISTING DWELLING) WITH A FEATURE BAND OF MARSHALLS SMOOTH RED AT THE 4th COURSE DOWN IN THE PIERS AND THE HEADER COURSE (TO MATCH THE FRONT OF THE EXISTING DWELLING.)
500 WIDE X 275 THICK CONCRETE STRIP FOUNDATION SET AT 500 BELOW GROUND LEVEL.
BRICKWORK FINISHED WITH DOUBLE BULLNOSE COPING UNDER RAILINGS.
RAILINGS FORMED FROM 10mm MILD STEEL BENT ROD - BY CLIENT - AWAIT CONFIRMATION.
ALL FOUNDATION BRICKS FROM FOOTINGS TO GROUND LEVEL TO BE FROST RESISTANT.
THE FIRST TWO ROWS OF BRICKWORK ABOVE GROUND LEVEL TO BE CLASS B ENGINEERING.
ALL JOINING TO BE WEATHER-STRUCK OR BUCKET HANDLE - DO NOT RECESS JOINTS.
ALL COPINGS AND CAPPINGS TO BE FROST RESITANT
DW HIGH BOND DPC UNDER SANDWICHED INTO MORTAR.
BRICKWORK PIER SIZE FORMED BY 1 AND A HALF BRICK LENGTHS.
MOVEMENT JOINTS TO OCCUR AT ALL PIERS FORMED WITH A CELLULAR POLYETHYLENE FILLER/SEALENT OR SIMILAR.



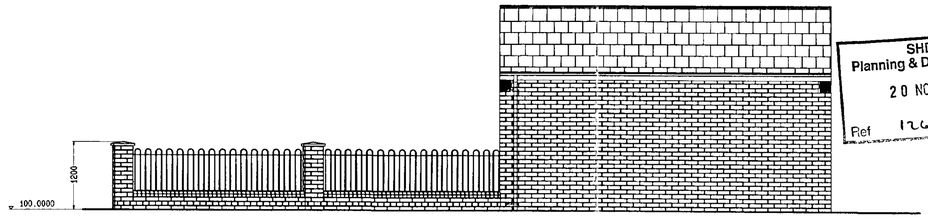
SOUTH ELEVATION Scale: 1:50

ROOF SPECIFICATION.

NATURAL WELSH SLATE TO MATCH THE EXISTING DWELLING.
30 DEGREE ROOF PITCH. ROLL TOP RIDGE AND VALLEY GUTTERS TO MATCH.
WHITE PLASTIC COATED FASCIA BOARDS C/W 100 HR WHITE PVC GUTTERS AND 63 Dia.PVC RAIN WATER PIPES TO MATCH EXISTING DWELLING.



WEST ELEVATION Scale: 1:50



EAST ELEVATION Scale: 1:50

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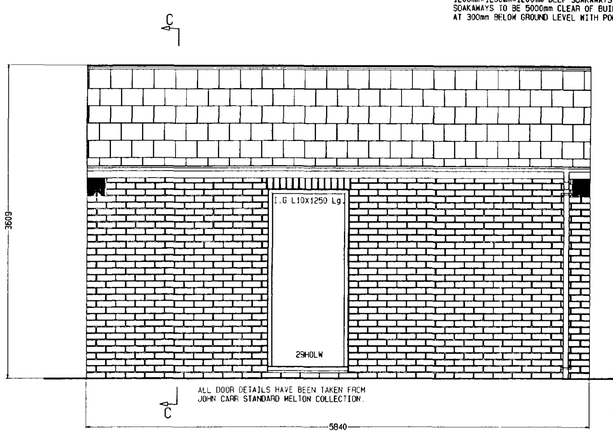
DETERMINED
PLAN

PROPOSED EXTERNAL DEVELOPMENTS FOR Mr and Mrs S.FOSTER 353 PENNYGATE, SPALDING, LINCS.

Drwg No. SF/00/2 ELEVATIONS Scale 1:50 AT A1.

ROOF SPECIFICATION.

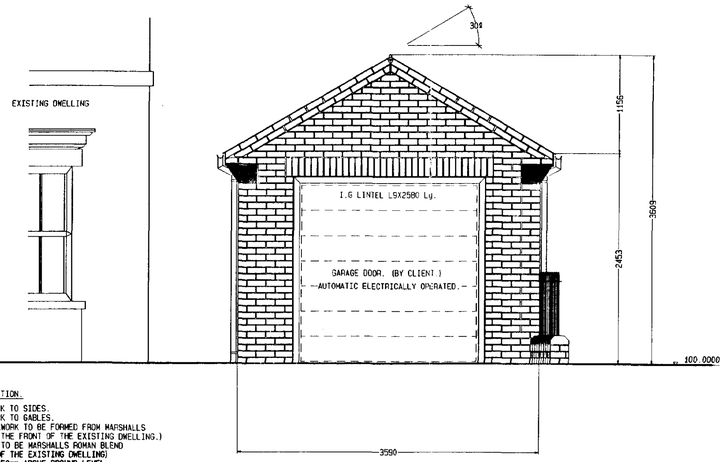
NATURAL WELSH SLATE TO MATCH THE EXISTING DWELLING.
30 DEGREE ROOF PITCH. ROLL TOP RIDGE AND VALLEY GUTTERS TO MATCH.
LAID ON 38x25 TT TILING BATTENS WITH 75 LAP ON 1 LAYER OF UNTEARABLE ROOFING FELT TO BS 747 TYPE 1F WITH 150mm LAPS.
100 HR PVC GUTTERS AND 63 Dia.PVC RAIN WATER PIPES TO 1200mm*1200mm*1200mm DEEP SOAKAWAYS.
SOAKAWAYS TO BE 5000mm CLEAR OF BUILDINGS AND FINISHED AT 300mm BELOW GROUND LEVEL WITH POLYTHENE SHEET.



WEST ELEVATION.
FOR EAST ELEVATION SEE MAIN ELEVATION DRWG

GARAGE WALL SPECIFICATION.

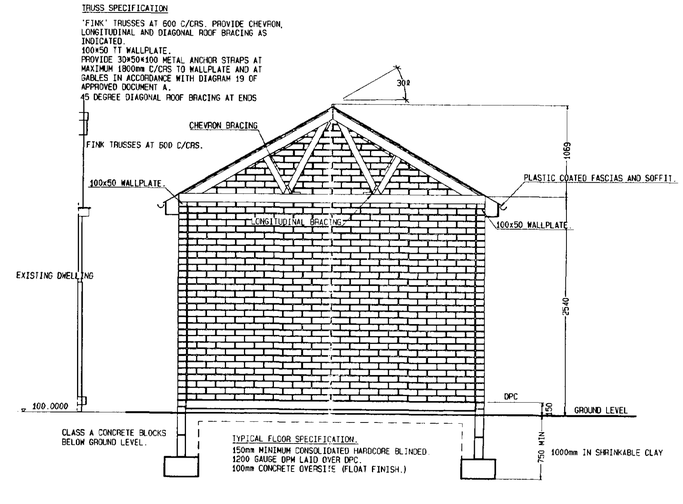
102mm FACING BRICKWORK TO SIDES.
215mm FACING BRICKWORK TO GABLES.
SOUTH ELEVATION BRICKWORK TO BE FORMED FROM MARSHALLS SMOOTH RED (TO MATCH THE FRONT OF THE EXISTING DWELLING.)
ALL OTHER ELEVATIONS TO BE MARSHALLS ROMAN BLEND (TO MATCH THE SIDES OF THE EXISTING DWELLING)
PROVIDE DPC MINIMUM 150mm ABOVE GROUND LEVEL.
ALL MORTAR JOINTING TO BE FINISHED LEVEL INSIDE.
MORTAR MIX AS RECOMMENDED BY BRICK MANUFACTURER, AND TO B.R.E DIGEST No.178 AND CP121 PART 1 1973.
GALV OR SIMILAR WALL TIES TO GABLES AND PIERS BUTTERFLY OR TWIST TYPE WITH CENTRAL DRIP AND FITTED IN ACCORDANCE WITH BS 5628.
TIES AT 900 C/CRS HORIZONTALLY AND 450 C/CRS VERTICALLY STAGGERED AND AT 300 C/CRS AS NEAR TO DOOR JAMBS AS POSSIBLE.
D.P.C'S AROUND ALL OPENINGS. DPC AND DPM'S TO BE JOINED AND CONTINUOUS.
CLASS A CONCRETE BLOCKS BELOW GROUND LEVEL.
BRICKS BELOW GROUND TO BE F.L QUALITY TO BS 3921.



SOUTH ELEVATION.

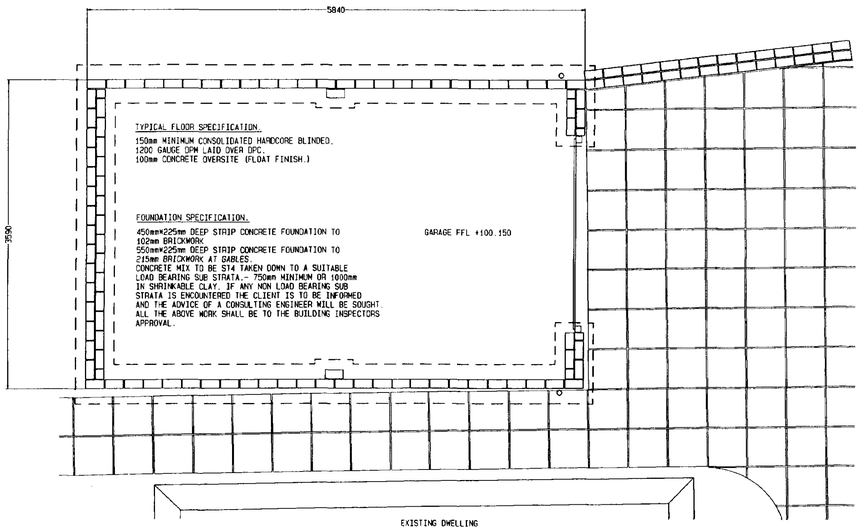
TRUSS SPECIFICATION

'FINK' TRUSSES AT 600 C/CRS. PROVIDE CHEVRON, LONGITUDINAL AND DIAGONAL ROOF BRACING AS INDICATED.
100x50 TT WALLPLATE.
PROVIDE 30x50x100 METAL ANCHOR STRAPS AT MAXIMUM 1800mm C/CRS TO WALLPLATE AND AT GABLES IN ACCORDANCE WITH DIAGRAM 19 OF APPROVED DOCUMENT A.
45 DEGREE DIAGONAL ROOF BRACING AT ENDS

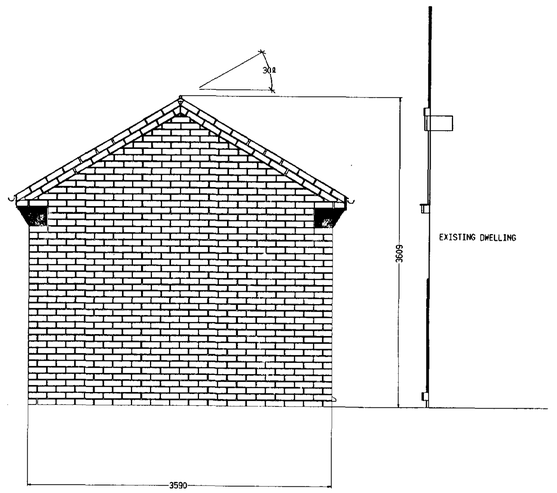


SECTION C-C.

FOUNDATION SPECIFICATION.
450mm*225mm DEEP STRIP CONCRETE FOUNDATION TO 102mm BRICKWORK
550mm*225mm DEEP STRIP CONCRETE FOUNDATION TO 215mm BRICKWORK AT GABLES.
CONCRETE MIX TO BE ST4 TAKEN DOWN TO A SUITABLE LOAD BEARING SUB STRATA - 750mm MINIMUM OR 1000mm IN SHRINKABLE CLAY. IF ANY NON LOAD BEARING SUB STRATA IS ENCOUNTERED THE CLIENT IS TO BE INFORMED AND THE ADVICE OF A CONSULTING ENGINEER WILL BE SOUGHT.
ALL THE ABOVE WORK SHALL BE TO THE BUILDING INSPECTORS APPROVAL.



FLOOR PLAN.



NORTH ELEVATION.

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DETERMINED PLAN

GARAGE ELEVATIONS Scale: 1: 33 1/3

PROPOSED EXTERNAL DEVELOPMENTS FOR Mr and Mrs S.FOSTER 353 PENNYGATE, SPALDING, LINCS.

Drwg No SE/00/3 ELEVATIONS Scale 1:33 1/3 At A1